

TRUSTEE'S DEED

WHEREAS, the United States of America, acting by and through the Farmers Home Administration, United States Department of Agriculture, is the owner and holder of the following real estate deed(s) of trust, securing an indebtedness therein mentioned, and covering certain real estate hereinafter described located in DeSoto County, Mississippi, said deed(s) of trust being duly recorded in the Office of the Chancery Clerk in and for said County and State:

GRANTOR(S)	DATE EXECUTED	TRUST DEED BOOK	PAGE
James D. Holmes & Debra M. Holmes	July 22, 1980	261	437

And default having been made in the payment of said indebtedness;

And the United States of America, as Beneficiary, having authorized and instructed the Substitute Trustee to foreclose said deed(s) of trust by advertisement and sale at public auction as required by law;

The said Trustee caused a due notice to be published in the DeSoto Tribune, a newspaper published in the City of Olive Branch, said County and State, and on March 18 1982, posted a like notice on the bulletin board of the County Courthouse in Hernando, Mississippi, that certain lands hereinafter described would on April 12, 1982, be sold at public auction at the front door of said Courthouse to the highest bidder for cash by virtue of the authority vested in the said Trustee by said deed(s) of trust, which said notice was published in said newspaper in the issues of March 18, March 25, April 1, and April 8, 1982.

And said lands having been by said Trustee on April 12, 1982, at 11:00 a.m., in the manner prescribed in and by said deed(s) of trust and in accordance with the laws of the State of Mississippi, and at the place aforesaid pursuance of said notice, offered for sale at public auction to the highest bidder for cash, and United States of America, having been the highest bidder therefor and having bid the sum of thirty five thousand two hundred fifty three and 48/100 dollars (\$ 35,253.48), the said United States of America was duly declared the purchaser thereof.

NOW, THEREFORE, in consideration of the sum so bid, I, Larry R. Boggan, as Substitute Trustee, do hereby convey and sell to the said United States of America, the following described land situated in DeSoto County, Mississippi, to-wit:

Lot 449, Section "E", Twin Lakes Subdivision, located in Section 6, Township 2 South, Range 8 West, as shown on plat of record in Plat Book 12, Pages 19 and 20, in the office of the Chancery Court Clerk of DeSoto County, Mississippi.

being the same property described in said deed(s) of trust and the same property sold and purchased at said sale.

IN WITNESS WHEREOF, I have caused these presents to be signed the 12 day of April 19 82.

Larry R. Boggan
Substitute Trustee
Duly authorized to act in the premises by
instrument dated November 17, 19 81
and recorded in Book 279, Page 83,
of the records of the aforesaid County and
State.

ACKNOWLEDGMENT

STATE OF MISSISSIPPI)
COUNTY OF _____)SS:

Personally appeared before me, Larry R. Boggan, a _____
in and for the County and State aforesaid, _____,
Trustee, who acknowledged that he signed and delivered the foregoing Trustee's Deed
on the day and year therein mentioned.

Given under my hand this 12th day of April 19 82.

(SEAL)

Joane Lee
(Signature)
Notary Public
(Title)

My Commission Expires:
10-6-85

Grantor: Larry R. Boggan, Trustee for the United States acting
(Name of Trustee)
through the Farmers Home Administration P.O. Box 246,
(Address)
Hernando, Ms. 38632

Grantee: United States of America (FmHA)
P.O. Box 246, Hernando, Ms. 38632

AFFIDAVITS OF FORECLOSURE PROCEEDINGS

STATE OF MISSISSIPPI

COUNTY OF DeSoto

} SS:

Personally appeared before me, the undersigned authority in and for the aforesaid County and State, D. W. Jones, Publisher of the DeSoto Tribune, a newspaper published in the City of Olive Branch, in said County and State, who on oath deposes and says that the publication, of which the annexed slip is a true copy, was published in said newspaper for four consecutive weeks, to-wit:

In Vol. X
In Vol. X
In Vol. X
In Vol. X

No. 15
No. 16
No. 17
No. 18

Dated March 18, 1982
Dated March 25, 1982
Dated April 1, 1982
Dated April 8, 1982

D. W. Jones
Publisher

Subscribed and sworn to before me this 15th day of April 1982.

(SEAL)

Betty L. Hollowell
Notary Public

My Commission Expires:

My Commission Expires Feb. 3, 1983

(A)

NOTICE OF SALE
WHEREAS, the United States of America, acting by and through the Farmers Home Administration, United States Department of Agriculture, is the owner and holder of the following real estate deed(s) of trust, securing an indebtedness therein mentioned and covering certain real estate hereinafter described located in DeSoto County, Mississippi, said deed(s) of trust being duly recorded in the office of the Chancery Clerk in and for said County and State; Grantor(s) James D. Holmes and Debra M. Holmes; Date Executed, July 22, 1980; Trust Deed Book, 261, Page, 437.

WHEREAS, default has occurred in the payment of the indebtedness secured by said deed(s) of trust, and the United States of America, as Beneficiary, has authorized and instructed me as Substitute Trustee to foreclose said deed(s) of trust by advertisement and sale at public auction in accordance with the statutes made and provided therefor.

THEREFORE, notice is hereby given that pursuant to the power of sale contained in said deed(s) of trust and in accordance with the statutes made and provided therefor, the said deed(s) of trust will be foreclosed and the property covered thereby and hereinafter described will be sold at public auction to the highest bidder for cash at the front door of the county courthouse in the town of Hernando, Mississippi in the aforesaid County at 11:00 a.m. on the 12th day of April, 1982, to satisfy the indebtedness now due under and secured by said deed(s) of trust.

The premises to be sold are described as:

Lot 449, Section "E", Twin Lakes Subdivision, located in Section 6, Township 2 South, Range 8 West, as shown on plat of record in Plat Book 12, Pages 19 and 20, in the office of the Chancery Court Clerk of DeSoto County, Mississippi.

March 18, 1982

/s/ Larry R. Boggan
Substitute Trustee

Duly authorized to act in the premises by instrument dated November 17, 1981, and recorded in Book 279, Page 63, of the records of the aforesaid County and State

March 18, 25, April 1, 8-000.

STATE OF MISSISSIPPI
COUNTY OF Desoto } ss:

Larry R. Boggan, being first duly sworn on oath, deposes and says that he is the Desoto County Supervisor for the Farmers Home Administration, United States Department of Agriculture; that on the 18th day of March 19 82, as Substitute Trustee, he posted a copy of the Notice annexed to the foregoing Publisher's Affidavit on the bulletin board of the County Courthouse in Hernando, Mississippi; that further, he was authorized and instructed by the Beneficiary to foreclose certain deed(s) of trust by advertisement and sale; that he acted as auctioneer for the sale of the premises described in the notice annexed to the foregoing Publisher's Affidavit and that pursuant to such Notice of Sale, he sold said premises at public auction at the place and at the time of sale mentioned therein, to wit: At the hour of 11:00 a.m. on the 12th day of April 19 82, at the front door of the County Courthouse in the aforesaid County where said premises are situated; and that said premises were then and there purchased by United States of America for the sum of \$35,253.48, said purchaser being the highest bidder, and said sum being the highest sum bid; and deponent further says that said sale was conducted fairly, honestly, and according to the terms of said deed(s) of trust and the laws of the State of Mississippi, and that to the best of his knowledge and belief, the Grantor(s) are not members of the Armed Services of the United States of America.

Subscribed and sworn to before me this 12th day of April 19 82

(SEAL)
My Commission Expires: 10-6-85

Larry R. Boggan
Joan Lee
Notary Public

STATE OF MISSISSIPPI, DESOTO COUNTY
I certify that the within instrument was filed for record at 9 o'clock 30 minutes A.M. 7 day of May 1982, and that the same has been recorded in Book 158 Page 49 records of WARRANTY DEEDS of said County.
Witness my hand and seal this the 7 day of May 1982.
Fee 4.50 pd. H. H. [Signature] Clerk